

Message Text

UNCLASSIFIED

PAGE 01 SAO PA 02632 081516Z
ACTION FBOE-00

INFO OCT-01 ARA-15 ISO-00 A-01 SY-05 SYE-00 SIG-03
OC-06 CCO-00 COME-00 EB-08 CA-01 SSO-00 /040 W
-----015926 081524Z /44

O 062142Z SEP 78
FM AMCONSUL SAO PAULO
TO SECSTATE WASHDC IMMEDIATE 8801
INFO AMCONSUL RIO DE JANEIRO IMMEDIATE
AMEMBASSY BRASILIA BRASILIA IMMEDIATE

UNCLAS SAO PAULO 2632

DEPT PLEASE PASS S/IG, MR ARNOLD

E.O. 11652 N/A
TAGS: ABLD AFSP AFAC ASEC

REF: SAO PAULO 042215Z SEP 78

1. ACTION REQUESTED: NEED FBO ARCHITECT ON SITE URGENTLY.
2. INSPECTION OF CONGEN'S FACILITIES DAMAGED BY FIRE SEPT. 4.
REVEALS EXTENSIVE SMOKE AND WATER DAMAGE TO BOTH FURNISHINGS
AND EQUIPMENT. SUPPORTING BEAMS OF STRUCTURE CRACKED SEVERAL
PLACES AND BUILDING IS SETTLING. FBO ENGINEER WHO ARRIVED SEPT.6.
FOR SURVEY OF STRUCTURE DAMAGE CONSIDERS BUILDING UNSUITABLE
FOR FURTHER OCCUPANCY FOR VARIETY OF REASONS.
3. WORKING PARTY FROM CONSULATE RETRIEVED VAN LOAD OF FILES
DURING EVENING OF SEPT. 5. TELECOMMUNICATIONS UNIT OPERATING
FROM CONGEN'S RESIDENCE WITH EMERGENCY EQUIPMENT, TELEPHONE
NUMBER 210-3899. OTHER CONSULATE SECTIONS OPERATING FROM
TEMPORARY SPACES AT SITE OF US TRADE CENTER, TELEPHONE NUMBER
853-2011.
4. AGENT OF US TRADE CENTER HAS MADE AVAILABLE THREE FLOORS
OF BUILDING 90 DAYS RENT FREE. CONGEN IS ENGAGED IN URGENT
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PAGE 02 SAO PA 02632 081516Z

SURVEY OF AVAILABLE OFFICE SPACE.

5. HAVE LOCATED PROSPECTIVE BUILDING, GOOD LOCATOPM FIRST
FIVE FLOORS (INCLUDING GROUND FLOOR) AVAILABLE FOR THREE
YEAR LEASE WITH TWO ADDITIONAL THREE YEAR OPTIONS. RENT OF
\$200,000 FOR FIRST YEAR. SECOND AND SUCCEEDING YEARS RENT
WILL BE \$250,000 PLUS ESCALATION FACTOR FOR U.S. INFLATION.

PROPOSED OFFICE SPACE IS 28,000 SQUARE FEET GROSS PLUS 30
INTERIOR PARKING SPACES, ADEQUATE TO HOUSE ALL U.S. GOVERNMENT
ENTITIES FORMERLY IN OLD CONSULATE BUILDING.

6. BUILDING ITSELF IS NEW, COMPLETED AND UNOCCUPIED.

ALL FLOORS CONSIST OF OPEN SPACE, AND WOULD BE FINISHED TO OUR
NEEDS WITH LIGHTING, AIR CONDITIONING PARTITIONS AND CEILINGS
AT ESTIMATED COST OF \$50,000 PER FLOOR.

7. CONSULATE STILL LOOKING AT OTHER POSSIBILITIES BUT IN VIEW
OF DESIRABLE SPACE AVAILABLE AND URGENT TIME FRAME, REQUEST
FBO SEND ARCHITECT TO SAO PAULO TO PLAN SPACE LAY OUT.

8. UNDERSTAND OFFICE OF COMMUNICATIONS REPRESENTATIVE RAMBO
TO ARRIVE SAO PAULO SEPT. 8. RSO ALREADY ON SITE.

WOULD BE HIGHLY DESIRABLE THAT FBO ARCHITECT VISIT AT SAME TIME
OC AND SY REPRESENTATIVES HERE.

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NNN

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